

## 20. Parking on Lots with Single-Family Detached Dwellings

(See zoning ordinance §78-500.3(g). Parking in residential districts.)

*The Town of Herndon Zoning Ordinance User Guide series provides the public with general information on land use regulations affecting activities undertaken by the public and administered by the Herndon Department of Community Development. It is not intended to be a complete statement of all applicable regulations. Individuals are encouraged to contact the Department of Community Development at 703-787-7380 for complete permitting requirements.*

### Where does Herndon allow parking for single-family detached dwellings?

Off-street parking and off-street loading shall be provided on the same parcel of land occupied by the principal use.

### What type of vehicles can be parked on single family detached lots?

Residents may park motor vehicles, recreational vehicles and commercial vehicles on their property. Restrictions apply in certain situations.

### What is considered as a recreational vehicle?

Section 78-701 of the Zoning Ordinance defines recreational vehicles as: "A towed or motorized mobile unit designed, used or intended to be used for recreational purposes, including temporary human occupancy during travel or recreational use. This definition includes jet skis, snow mobiles, all terrain vehicles, travel trailers, pickup campers, motorized dwellings, tent trailers, boats, boat trailers, house boats and the like."

### Are there any restrictions on where vehicles can be parked on single family detached lots?

Yes. All motor vehicles, vehicles, trailers, or semi-trailers may only be parked on a lawfully paved surface on the front, side or rear yard. In accordance with §78-301, the distance between a paved surface and the property line must be no less than two feet. Please contact the Department of Community Development at (703) 787-7380 for additional details regarding corner lots and for any additional lot coverage requirements.

**Recreational vehicles**, whether owned or rented, can only be parked on a paved surface behind the front setback line of the principal structure and shall not exceed two recreational vehicles per dwelling.

**Commercial Vehicles** have additional restrictions which can be found in §78-500.3(g)(5) of the Zoning Ordinance. In addition, *User Guide #19. Commercial Vehicle Parking in Residential Districts* answers some generic questions that may be helpful.

Please remember that if your property is governed by a homeowners association, you will need to check with them to determine if they have additional restrictions that may apply to your property.

### Need more information?

Have a question regarding required permits, the permit process, or application requirements? Call 703-787-7380 or e-mail [community.development@herndon-va.gov](mailto:community.development@herndon-va.gov) to make an appointment to see a member of the Department of Community Development.

Have a question regarding Building Permits or construction codes? Call 703-435-6850 or e-mail [buildinginspections@herndon-va.gov](mailto:buildinginspections@herndon-va.gov) to make an appointment to see the Building Official.

Visit the Planning/Zoning page on the Town's web site at [www.herndon-va.gov](http://www.herndon-va.gov) to view the Department of Community Development web site for the Zoning Ordinance User Guide series or to access the town code. Town offices are located at the Herndon Municipal Center at 777 Lynn Street, Herndon, Virginia, 20170.

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